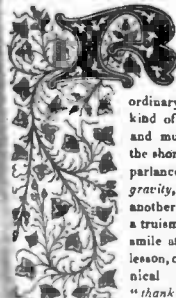


The Builder.

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ARELY is any work perfected at first: few that are not ended with an extraordinary quantity of that kind of mental, nervous, and muscular ballast, in the short-hand of common parlance termed simply gravity, could, on perusing another iteration of such a truism, remain without a smile at receiving such a lesson, or perhaps the ironical ejaculation of a "thank-you for the information;" and yet no truism is more frequently forgotten in the affairs of life. In almost every business and transaction, some one forgetting such an old saw and its right use, and remembering not his own trespasses, for the forgiveness of which he daily prays, begins cutting away at his neighbour or friend, because some trivial error may have been fallen into, some change of plot may have become necessary. In violation of the retention of judgment which a good and talented man should ever hold in all his transactions, we have had this week sent us drawings of a fabric, the iron-work of which during its construction was somewhat altered from the original design for it, so as to run into the mould, and be delivered perfect and without fracture, from the volume of metal in different parts of the work being adjusted to cool about the same time, and so prevent that rigidity in the thinner parts of the work which must give way by snapping at the parts of the work which obtain mastery over them by their condensation as they solidify and lose their heat. We have no objection to insert in this periodical all obtainable information relative to the arts connected with architecture and building; and if our correspondent will send us a drawing, shewing to a larger scale sections of this work as at first designed, and as eventually executed, with mere plain statements of the facts, without any observations, which we think if published would not only be subversive of that good and gentlemanly Freemasonry which should subsist among all members of the building, architectural, and engineering community, but a positive actionable libel—we should take pleasure in inserting such a contribution. Every one must admit the propriety of our correspondent's observations, that "It is of the utmost importance that engineers should well consider and digest their plans before they place them in the hands of the operative department; as any error of failure is generally attended with delay to the work, additional expense to the contractor, and effects any thing but credit on their skill and professional reputation."

But, because a professional man in making new design may not exactly see in the very minute matter; may have made a slight oversight (as a general sometimes does at the end of the lives of a hundred thousand men, and, perhaps, the glory—perhaps, the political existence—of his nation) it does not

follow that some person connected with the work, who possibly might have himself committed greater errors, should volunteer anonymously to be the accuser; albeit he may declare, "although the publication of such palpable error must be very galling to the feelings of those connected with the works, still, for the benefit of the professional community, it is necessary it should be made known; so that they may avoid the rocks their more careless coadjutors have founded on."

Now there are many modes of imparting precept for the benefit of others without galling any one: If contractors are to suffer through misdirection, that error will soon be cured; if they can obtain no other redress, the courts of law are open to them, and we opine few directors of works who are in fault, would allow any case to go there, but would tender such amends as an affair required.

We beg to draw our correspondent's notice to the following good and wholesome law of the **Free-Masons of the Church**, in which we heartily concur:—

"That all members of the college shall abstain from personal altercation with each other, and from all public depreciating strictures, either by speech or writing, upon each other's works, knowledge, and talents; but shall endeavour, in all possible ways, to impart knowledge and fraternally each to other whatever knowledge they may possess, (except in every such secret matter as could not be divulged without breach of trust), so as to produce a kindly community of the most advanced science, knowledge, and experience, and in order that the college and each professional member may alike gain honour, strength, and revenue, by the efforts of all unitedly tending to that end, each member of the college always bearing in mind that he is 'a brother of the Free-masons of the Church;' and therefore of the high calling of a Christian gentleman, which title he would forfeit if acting otherwise."

Such a law we are convinced will have a great effect upon the science and conduct of architecture and its practitioners. We believe science works silently as galvanism, little seen, little understood, by the multitude, yet powerfully. Weak minds alone are afraid of its thunders; but most personal unhappiness may be caused by the snappishness and unguarded remarks of the sour-tempered and virulent, who are ever descending from the grand and patriotic design of general reformation and general good to petty waspish stinging.

We now turn to another subject, emanating from the same cause as that to which we primarily alluded, viz. the imperfection of first workmanship.

We mean the new Bill relative to metropolitan improvements, lately brought by the Earl of Lincoln and Sir Thomas Fremantle into the House of Commons and on the second day of this month, ordered to be printed. We shall close this article by presenting to our readers a copy of the Bill in question; but before doing so, we beg to say, after making all due allowance for the frequently inevitable imperfections and incompleteness of acts and measures, resulting from official persons having often over-much to do, and for the delays arising from the jarring of contending interests, that a necessity for a species of compensation has thence arisen. We have watched attentively for years the injury to particular property accruing from the long precatious rumours of intended improvements, their partial performance, their hanging half done, the waiting for additional powers, the stagnating arising from obtaining new Acts of Par-

liament to amend explain and enlarge former Acts; new applications for monetary clauses, for the amendment of pure oversight contradictions and ambiguities; the tenants in the mean time leaving, leases running out, and no one willing to tenant afresh the estate. We have observed in one district alone dozens of houses fall to ruin during a twelve-years' absence of this kind. We know one long court, crossing a proposed new public avenue, where the tenants first went; then the materials of the houses went; and, were it possible, the very soil of the estate would go too—sportive boys plucking away every brickbat found imbedded in it.

Surely whether any corporate or other body, by mooted any project of the kind, and then leaving it, occasions, or has occasioned, any such evil, there should be some power for the redress of the pecuniary damages thence resulting.

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A Bill to enlarge the Powers of an Act of the Fourth and Fifth Years of her present Majesty, empowering the Commissioners of Her Majesty's Woods to raise Money for certain Improvements in the Metropolis, on the Security of the Land Revenues of the Crown, within the County of Middlesex and City of London. 7 VICTORIA.

WHEREAS, by an Act passed in the Session of Parliament holden in the fourth and fifth years of the reign of her present Majesty, intitled, "An Act to empower the Commissioners of Her Majesty's Woods to raise Money for certain Improvements in the Metropolis, on the Security of the Land Revenues of the Crown, within the County of Middlesex and City of London," it was enacted, that it should be lawful for the Commissioners of her Majesty's Woods, Forests, Land Revenues, Works, and Buildings for the time being, and they were thereby authorized and empowered, by and with the consent and approbation in writing of the Lord High Treasurer, or of the Commissioners for executing the office of Lord High Treasurer of the United Kingdom, or any three or more of them, notwithstanding any provisions, restrictions or clauses contained in any Act or Acts of Parliament relating to her Majesty's Land Revenue, from time to time to borrow and take up at any rate of interest not exceeding Five Pounds per centum per annum, and on such terms and conditions as they should think proper, such sum or sums of money as the said Commissioners, with such consent and approbation as aforesaid, should judge necessary for the purpose of carrying into effect and completing the several improvements and new streets authorized and directed to be made by them by the several Acts therein recited or referred to, on mortgage of all or any part or parts of the houses, buildings, lands, tenements and hereditaments of or belonging to her Majesty, her heirs and successors within the County of Middlesex and City of London, or either of them (other than Royal Palaces and Parks), and for securing the repayment of the sum or sums so to be borrowed, or any part or parts thereof, with interest for the same, with such consent and approbation as aforesaid, to grant, demise or mortgage all or any part or parts of the same houses, buildings, lands, tenements and hereditaments respectively unto any person or persons, body or bodies corporate, who should lend and advance such sum or sums of money respectively, his, her or their heirs, executors or administrators, successors or assigns, or to whom he or they or any such body should appoint for any term of years, so that every such grant, mortgage or security were made with a proviso or condition to cease and be void when such sum or sums of money thereby to be secured, and the interest thereof, should be fully paid and satisfied:

And whereas doubts are entertained whether the said recited Act extend to empower the Governor and Company of the Bank of England and certain other Public Companies and Corporations to advance and lend moneys to the said Commissioners on the security of the said Land Revenues of the Crown, the said Governor and Company of the Bank of Eng-